

**GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
OFFICE OF THE ZONING ADMINISTRATOR**

August 10, 2012



Phil Feola
Goulston & Storrs, PC
1999 K Street NW, 5th Floor
Washington, DC 20006

Re: Determination Letter re Sidwell Friends School- 3825 Wisconsin Ave NW

Dear Mr. Feola:

In follow-up to our meeting on July 24, 2012 with you and Michael Saxenian, Assistant Head of School of the Sidwell Friends School with regard to the construction of an additional tennis court, relocation of a small equipment shed and a reconfiguration of the circular drive (with a new sidewalk) leading to the Zartman House on the School's campus at 3825 Wisconsin Avenue, NW, I have determined that such modifications to the campus, shown on the exhibits attached, will not require review and approval by the District of Columbia Board of Zoning Adjustment ("BZA").

I have reviewed the BZA Order No. 17703 which controls the use and occupancy of the property by the School. This Order sets permanent conditions on the School's buildings (location and design), its occupancy and use, but does not make a specific reference to the requested changes or place a restriction on making these minor adjustments to the campus.

As you and Mr. Saxenian explained, these improvements will not increase the lot occupancy, nor affect any side or rear yard requirements or change other zoning restrictions. Further, you have advised me that these changes will not result in an increase in the number of students, faculty/staff or visitors to the campus and that they will not change any of the conditions of the BZA Orders.

Under the condition that the School is not in violation of any of the conditions of the

BZA Order and no permanent seating facility will be built adjacent to the new tennis court, these changes can be done with proper building permits without approval by the BZA.

Please let me know if you have further questions.

Sincerely, Matthew Le Grant

Matthew Le Grant
Zoning Administrator

Attachments – Conceptual Plans showing proposed improvements

A sidewalk on the south side of the Zartman drive would allow pedestrians approaching from the south to avoid walking in the drive.



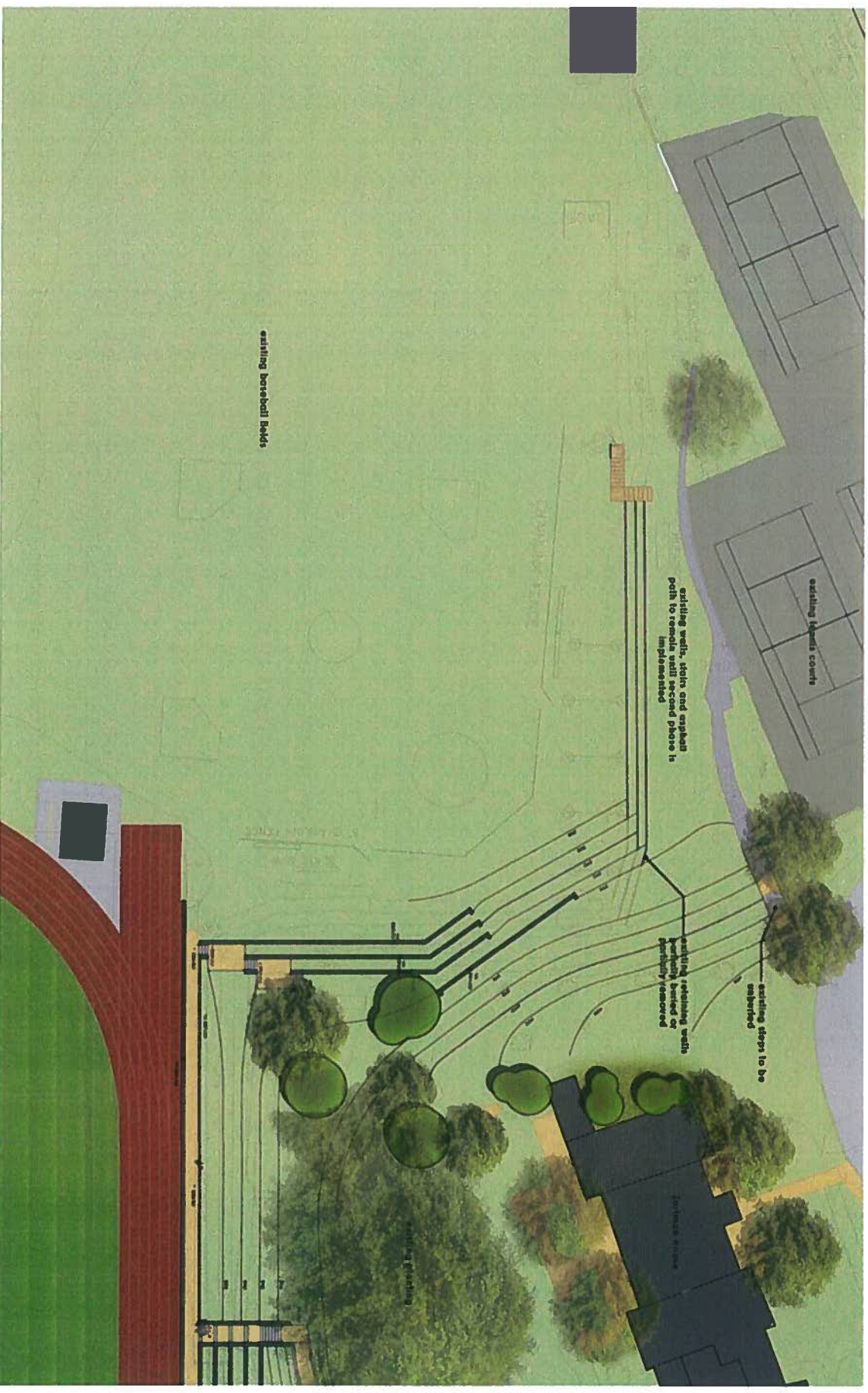
As requested by the HPRB chair in the 2004 HPRB hearings, the school would like to straighten out the northern leg of the semi-circular drive in front of Zartman House, a national landmark building.



The school currently has three tennis courts in the southwest corner of the campus.



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It would like to add a forth tennis court. This would bring the campus total to six, commonly considered the minimum for competitive play. Prior to constructing the garage the school had eight courts.

